



Chester Place, Town Centre, Basingstoke, RG21 8UT
Guide Price £230,000



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CHEQUERS are pleased to offer this well presented first floor maisonette, set in prime town centre location with easy access to amenities and the main line railway station. The accommodation comprises lounge/dining room, kitchen, two bedrooms and a bathroom. Further benefits include gas radiator heating, double glazing and a garden. (draft particulars - awaiting vendors approval).

ENTRANCE HALL:

Stairs to first floor landing, access to loft space.

LOUNGE:

14'8" max, 13'7" min x 11'7" (4.47m max, 4.14m min x 3.53m)

Double glazed window, radiator,

KITCHEN:

12'5" x 8' (3.78m x 2.44m)

Range of eye and base level units, roll edged work surfaces, fitted oven and hob with extractor over, single drainer sink unit with mixer tap, appliance space, storage cupboard, radiator.

BEDROOM ONE:

11'7" x 11'2" (3.53m x 3.40m)

Double glazed window, radiator.

BEDROOM TWO:

10'5" max x 9'11" max, 9' min (3.18m max x 3.02m max, 2.74m min)

Double glazed window, radiator, built-in cupboards.

BATHROOM:

6'4" x 5'6" (1.93m x 1.68m)

Suite comprising 'P' shaped bath with shower over, wash hand basin with cupboards below,

low level w.c., tiled surrounds, heated towel rail, double glazed window.

GARDENS:

To the front of the property is a small shingled border with pathway to front entrance, Generously sized garden and garden store to the side. Parking permits available from the local council

LEASE DETAILS:

We have been advised there are approximately 934 years remaining on the lease. Building insurance - £218.00 per annum. Ground rent - £8.50 per annum. Prospective purchasers should clarify these details with their solicitor.

COUNCIL TAX:

Band B

MONEY LAUNDERING REGULATIONS:

Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

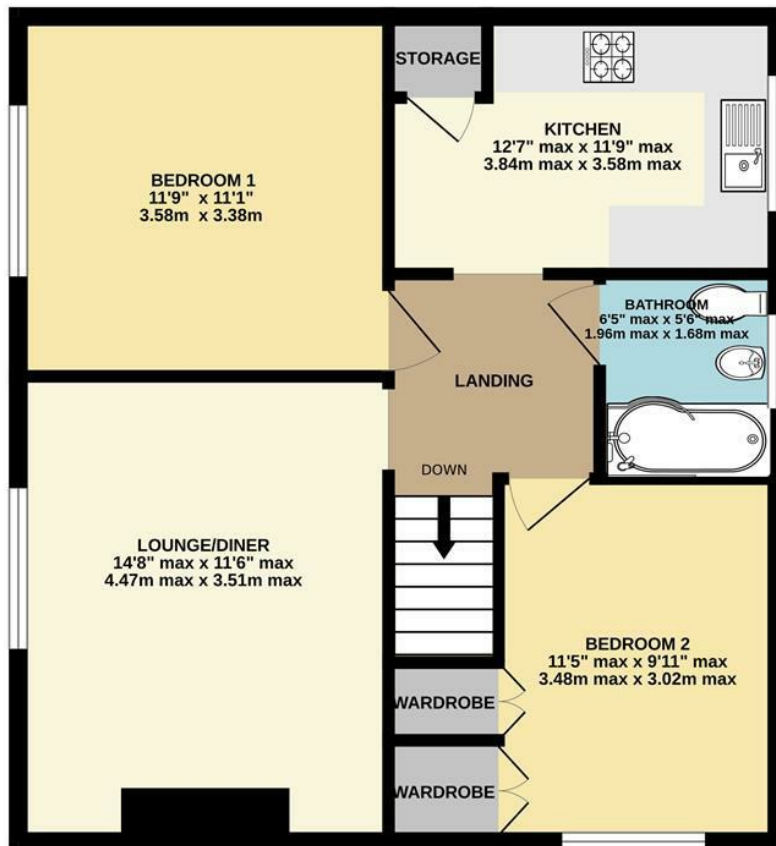
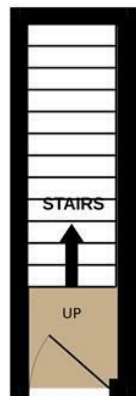
REFERRALS:

Chequers will recommend the services of other businesses and may receive a referral fee in some instances where a buyer or seller uses the services of that company.



ENTRANCE FLOOR
39 sq.ft. (3.6 sq.m.) approx.

1ST FLOOR
598 sq.ft. (55.6 sq.m.) approx.



TOTAL FLOOR AREA : 637 sq.ft. (59.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only. The services, systems and appliances shown are as to their operability or efficiency as shown. Made with Metropix ©2022

